

CITY OF SEATTLE
Office of Economic Development (“OED”)

Submittal Date: 4/2/04

REQUEST FOR QUALIFICATIONS AND PROPOSALS (“RFP”)

The City of Seattle invites statements of qualifications and proposals from developers interested in purchasing and redeveloping the following City-owned unimproved real property in the Yesler-Atlantic Community Renewal Area:

KING COUNTY TAX PARCEL #3319500701, located on the north side of S. Jackson Street and between 17th Ave. S. and 18th Ave. S, in Seattle, Washington.

The City intends to sell the property “as-is”. OED will review the responses for completeness and responsiveness, may allow or request amendments, and may seek information from references and others in order to evaluate qualifications and proposals. The OED Director will be responsible for the selection of a Developer and may rank up to all of the proposals in order. OED will consider primarily the qualifications of the developer, the financial feasibility of the proposed development, and how well the development proposal meets one or more of the community’s and the City’s economic development goals for the Central Area neighborhood. The OED Director will select a developer for negotiation of a sale agreement with conditions, unless all proposals are rejected. The OED Director may convene a community meeting for presentation of the selected proposal before seeking an ordinance to authorize the sale.

Proposals shall be submitted on or before 4:00 p.m., on Friday, April 2, 2004.

A pre-proposal conference will be held at 10:00 a.m., on Thursday, February 5, 2004, in Suite 5752 of the Key Tower Building, 700 Fifth Avenue, Seattle Washington, to provide information about the RFP and to answer questions. Questions and answers will be posted on OED's website: <http://www.cityofseattle.net/economicdevelopment/>.

The full text of the RFP, and further information, as is available, may be obtained at the Office of Economic Development, Key Tower, Suite 5752, 700 Fifth Ave., Seattle, WA 98104. Please contact Sharon Ducey (206) 733-9254, sharon.ducey@seattle.gov.